



**Bartlein  
& Company, Inc.**  
Managers of Real Property

J U N E, 2 0 1 3  
EUCALYPTUS GROVE HOMEOWNERS ASSOC.  
7600 HOLLISTER - GOLETA

	CURRENT MONTH	% OF BUDGET	YEAR-TO-DATE	% OF BUDGET	ANNUAL BUDGET
BEGINNING BALANCE	2,614.41		3,945.20		
MAINT. FEES/ASSESSMENTS	66,404.50	8.1%	408,273.17	50.0%	816,240.00
LATE FEES	129.13	N/A	575.77	N/A	- 0 -
OTHER INCOME	40.00	N/A	240.00	N/A	- 0 -
<b>TOTAL INCOME</b>	<b>66,573.63</b>	<b>8.2%</b>	<b>409,088.94</b>	<b>50.1%</b>	<b>816,240.00</b>
CLEANING & JANITORIAL	1,690.00	13.0%	6,950.00	53.5%	13,000.00
ELECTRIC	1,313.28	6.3%	9,090.05	43.3%	21,000.00
LANDSCAPE MAINTENANCE	5,237.00	8.2%	31,118.00	48.6%	64,000.00
LANDSCAPE SUPPLY & EXTRAS	226.08	1.3%	10,868.86	63.9%	17,000.00
MANAGEMENT FEES	2,399.00	8.3%	14,394.00	50.0%	28,788.00
PAINTING & DECORATING	- 0 -	0.0%	- 0 -	0.0%	1,000.00
POOL MAINT & SUPPLIES	961.72	6.4%	6,219.32	41.5%	15,000.00
POOL HEATING (GAS)	526.94	6.6%	4,369.07	54.6%	8,000.00
REPAIRS & MAINTENANCE	2,247.76	4.5%	9,414.98	18.8%	50,000.00
RUBBISH REMOVAL	3,646.16	8.1%	21,906.96	48.7%	45,000.00
PATROL/ALARM SERVICES	- 0 -	0.0%	- 0 -	0.0%	2,500.00
SUPPLIES	23.13	0.4%	1,199.85	20.0%	6,000.00
WATER & SEWER	1,194.48	4.8%	8,293.18	33.2%	25,000.00
INSURANCE	6,884.90	6.6%	29,846.40	28.4%	105,000.00
PEST CONTROL	- 0 -	0.0%	1,813.78	60.5%	3,000.00
PROFESSIONAL FEES	(365.00)	-7.3%	1,715.00	34.3%	5,000.00
TELEPHONE EXPENSE	32.87	5.5%	215.73	36.0%	600.00
MISCELLANEOUS EXPENSE	19.00	0.6%	254.66	8.5%	3,000.00
<b>OPERATING EXPENSES</b>	<b>26,037.32</b>	<b>6.3%</b>	<b>157,669.84</b>	<b>38.2%</b>	<b>412,888.00</b>
RESERVE EXPENDITURES	37,162.00	12.8%	393,664.73	136.1%	289,300.00
<b>TOTAL EXPENDITURES</b>	<b>63,199.32</b>	<b>9.0%</b>	<b>551,334.57</b>	<b>78.5%</b>	<b>702,188.00</b>
CASH FLOW: Income-Expense	3,374.31	3.0%	(142,245.63)	-124.7%	114,052.00
INCOME TAX	- 0 -	0.0%	(1,004.00)	66.9%	(1,500.00)
TRANSFER TO RESERVE	(988.72)	0.8%	(31,305.57)	26.6%	(117,552.00)
TRANSFER FROM RESERVE	- 0 -	N/A	175,610.00	N/A	- 0 -
<b>OTHER TRANSACTIONS</b>	<b>(988.72)</b>	<b>0.8%</b>	<b>143,300.43</b>	<b>-120.4%</b>	<b>(119,052.00)</b>
CURRENT BALANCE	5,000.00		5,000.00		

**BALANCE SHEET**

JUNE 30, 2013

(Unaudited)

**EUCALYPTUS GROVES OWNERS' ASSOCIATION****ASSETS:**

	Operating Account			\$5,000.00
	Savings/Reserves:	Rate (%)		
MM	Community West Bank # 1502484	0.50	\$241,130.07	
7/5/13	CDARS/Sovereign Bank # 1015130926	0.10	50,000.00	
7/5/13	CDARS/Sovereign Bank # 1015132872	0.10	100,000.00	
8/22/13	CDARS/Umpqua Bank # 1015310681	0.08	70,000.00	
12/19/13	CDARS/Western Alliance # 1014679681	0.25	230,000.00	
9/19/13	CDARS/Banco Popular # 1015418571	0.08	200,000.00	
7/18/13	CDARS/Sovereign Bank # 1015179097	0.09	110,000.00	
7/18/13	CDARS/Banco Popular # 1015177493	0.09	100,000.00	
9/5/13	CDARS/Banco Popular # 1015365206	0.08	100,000.00	
1/0/00	Other # -----	0.00	0.00	
1/0/00	Other # -----	0.00	0.00	
1/0/00	Other # -----	0.00	0.00	
1/0/00	Other # -----	0.00	<u>0.00</u>	1,201,130.07
	Accounts Receivable:			
	Due From Unit Owners		23,126.99	
	Other Receivables		<u>0.00</u>	23,126.99
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	<b>TOTAL ASSETS</b>			<b>\$1,229,257.06</b>
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**LIABILITIES:**

	Accounts Payable	\$0.00
	Prepaid Assessments	5,679.60
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	<b>TOTAL LIABILITIES</b>	<b>5,679.60</b>

**FUND BALANCES:**

		1,223,577.46
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	<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$1,229,257.06</b>
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Prepared by:



This report was prepared without audit. Balances in savings/reserve accounts are earning interest daily which may be estimated in calculating current balances. Balances in reserve may include funds in transit as of the date of this report.